



Regents La Jolla Commonwealth LP RENTAL APPLICATION

Please complete all information requested below. Incomplete information will delay the processing of your application. PLEASE PRINT CLEARLY
Each co-resident and each occupant over 18 must submit a separate application.

About You (Exactly how it appears on driver's license or government ID card)

Mr. Mrs. Ms.

First Name		Last Name		Middle Initial
Driver's License # or Govt. Photo ID card #		Exp. Date	State Issued	Former Last Names (maiden or married)
Birthdate		Social Security Number		Gender <input type="checkbox"/> Male <input type="checkbox"/> Female
Marital Status <input type="checkbox"/> Married <input type="checkbox"/> Single <input type="checkbox"/> Divorced <input type="checkbox"/> Separated				Email

Current Address

Street			Apt. Number	
City	State	Zip	Country	
Home Phone	Mobile Phone			
<input type="checkbox"/> Rent <input type="checkbox"/> Own	Current Monthly Payment	If rent, apartment name If own, mortgage company	Phone Number	How long have you lived here? Years Months

Employment

Current Employer		Supervisor's Name	Supervisor's Phone
Address		City	State Zip Work Phone
Your Position / Title	How long have you worked here? Years Months	Gross Monthly Income \$	Additional income – child support, alimony, or other income you want included for qualification \$

Your Spouse (Exactly how it appears on driver's license or government ID card)

First Name		Last Name		Middle Initial
Driver's License # or Govt. Photo ID card #		Exp. Date	State Issued	Former Last Names (maiden or married)
Birthdate		Social Security Number		Gender <input type="checkbox"/> Male <input type="checkbox"/> Female
Home Phone	Mobile Phone	Email		
Current Employer		Supervisor's Name	Supervisor's Phone	
Address		City	State	Zip
Your Position / Title	Gross Monthly Income \$	How Long? Years Months	Work Phone	

Pets Yes No _____ (If you get a pet anytime after moving into your apartment home, you must notify the community management.)
What kind? Weight Breed Age

Your Rental / Criminal History (You represent the answer is no by leaving any of the check boxes in this section blank)

Have you ever been evicted? Yes No Have you ever been sued for property damage? Yes No
Have you ever been sued for rent? Yes No Have you ever broken a lease? Yes No

Have you ever been convicted, plead guilty, no contest, received probation, deferred adjudication, court-ordered supervision, or pre-trial diversion for a felony, sex-related crime, or misdemeanor assault against another person? Yes No

If yes, please explain: _____

Other Occupants (List names of all persons under 18 who will occupy the unit. All occupants over 18 must complete a separate application.)

First Name	Last Name	Relationship	First Name	Last Name	Relationship
_____ / _____	_____ / _____	_____	_____ / _____	_____ / _____	_____
Birthdate	Social Security Number		Birthdate	Social Security Number	

Emergency Information Emergency contact person over 18 not living with you. Family member preferred.

First Name	Last Name	Middle Initial	Relationship to you
Street		Apt. Number	
City	State	Zip	Country
()	()	()	
Home Phone	Work Phone	Mobile Phone	

If you are seriously ill, missing, or in jail or penitentiary according to an affidavit of: The above person Your Spouse Your Parent or Child
(Check one or more)

We may allow such person(s) to enter your dwelling to remove all contents, as well as your mailbox, storeroom, and common areas. If you are seriously ill or injured, you authorized us to send for an ambulance at your expense. We are not legally obligated to do so.

Other Information

How did you first learn of this community?

Sign Referral For Rent Magazine Apartment Guide Word of Mouth Employee Radio Internet RegentsLaJolla.net
 Flags Flyer Yellow Pages Transfer Magazine Ad Realtor Craigslist.com Rent.com Apartments.com

Residential Referral – Name: _____ Location: _____

Other, please indicate _____

Vehicle Information (List all vehicles to be parked by you, your spouse, or other occupants, including cars, trucks, motorcycles, etc.)

Year	Make / Model of Vehicle	Color	License #	State
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

Authorization / Acknowledgement *This application is made for the purpose of procuring rental of premises and for credit clearance*

By signing this application, you declare that all your statements in this application are true and complete. You authorize the community to which you are applying to verify this information through any means, including consumer reporting agencies and other rental housing owners. If you fail to answer any question or give false information, the community may reject your application, retain all application fees and deposits as liquidated damages for its time and expense, and terminate your right of occupancy. Giving false information is a serious criminal offense. In lawsuits relating to the application or Lease Contract, the prevailing party may recover all attorneys' fees and litigation costs from the losing party. The community may at any time furnish information to consumer reporting agencies and other rental housing owners regarding your performance of your legal obligations, including both favorable and unfavorable information about your compliance with the Lease Contract, the rules and financial obligations.

Applicant(s) has read and understands the above statement and to the best of his / her knowledge states that all facts are true and correct. It is further understood that a credit report and complete verification will be issued by an independent agent. Any applicable applications fees must be paid prior to processing of the application and are non-refundable. Any false information may be grounds for rejection and / or forfeiture of deposits.

If the applicant finds it necessary to cancel a move-in, the Application Deposit will be refunded provided the cancellation takes place within forty-eight (48) hours after submitting an application, regardless of approval status. Application fee is nonrefundable.

Regents La Jolla Commonwealth LP utilizes a credit scoring system that incorporates a statistical model comparing information on your credit profile, such as bill-paying history, the number and type of accounts, late payments, collection actions, outstanding debt, reported rental history, and the age of accounts, to the credit performance of consumers with similar profiles. (A credit scoring model only uses information on the applicant that pertains to credit; it does not use certain characteristics like – race, color, religion, sex, national origin, handicap, or familial status in its calculation.) The scoring system awards points for each factor and considers income, monthly rent, and overall credit history to evaluate how creditworthy you are. If there is limited credit history available, income and rental history will be used to evaluate your application and additional deposits may be required.

APPLICATION APPROVAL PROCESS – The approval process will begin when we have received completed applications from all applicants and occupants. The three outcomes from the approval process are accepted, conditional acceptance, or denied. Additional information and/or deposits may be required if a conditional acceptance is recommended. If you are denied credit, the Equal Credit Opportunity Act requires that the creditor give you a notice that tells you the specific reasons your application was rejected or the fact that you have the right to learn the reasons if you ask within 60 days. If a creditor says you were denied credit because you are too near your credit limits on your charge cards or you have too many credit card accounts, you may want to reapply after paying down your balances or closing some accounts. If you are denied credit because of information from a credit report, the Fair Credit Reporting Act requires the creditor to give you the name, address and phone number of the credit reporting agency that supplied the information. You should contact that agency to find out what your report said.

This company and this community does not discriminate on the basis of race, color, religion, sex, national origin, handicap, or familial status. The undersigned applicant(s) and co-signer(s) hereby consent to allow Regents La Jolla Commonwealth LP itself or through its designated agents and its employees, to obtain a consumer report and criminal record information, if applicable, on each of us and to obtain and verify each of our credit and employment information for the purpose of determining whether to lease an apartment to me/us. We also agree and understand that owner and its agents and employees may obtain additional consumer reports and criminal record reports, if applicable, on each of us in the future to update or review our account. Upon my/our request, owner will tell me/us whether consumer reports or criminal records were requested and the names and addresses of any consumer reporting agency that provided such reports.

I have read and understand the Rental Application Acknowledgement stated above. By signing this application, you declare that all your statements in this application are true and complete.



Applicant Full Name (printed) _____ Applicant Signature _____ Date _____

Spouse Full Name (printed) _____ Spouse Signature _____ Date _____

For Office Use Only

Fees / Deposits

Community Name _____ Manager / Agent _____

Address _____ Apt. Number _____

Move-In Date _____ Lease Term _____ \$ Rent _____ \$ Concessions, if applicable _____

Application Fee: \$ _____
 Application Deposit: _____
 Pet: _____
 Other: _____
 Other: _____
TOTAL: \$ _____